



*Gattings Road*

Snodland | ME6 5JA

**REYNOLDS**  
ESTATES LIMITED  
— exp —



Purchased in 2018, this stunning double fronted terraced home has been thoughtfully modernised and significantly improved by the current owner, resulting in a lovely presented property that's ideal for buyers looking for a cared for home that's ready to move straight into.

Recent improvements would include the refitting of the bathroom in 2019, and the kitchen underwent a stylish remodel in 2023. The original gas boiler was replaced with a modern combi system in 2019, and the entire home has since been thoughtfully redecorated.

Outside, the front garden has been transformed into a practical hard-standing area, while the generous rear garden has benefited from considered landscaping. It's a wonderful space for entertaining, relaxing, or giving children plenty of room to play.

Internally, the home spans in excess of 820 square feet with wonderful ground floor space that comprises a generous separate lounge, conservatory, modern kitchen with the added convenience of an adjoining utility and cloakroom area. Upstairs, three bedrooms, bathroom and a separate wc complete the internal layout.

The nearby High Street offers plenty of amenities for everyday needs, all just a short distance from the home. Families with young children will appreciate the several well-regarded primary schools in the area, while those needing good transport links can easily reach Snodland Rail Station, J4 of the M20, and J2 of the M2.





### Ground Floor

Entrance Lobby  
 Lounge - 17'5 x 10'11  
 Conservatory - 12'10 x 10'11  
 Kitchen Dining Room - 13 x 9'8  
 Utility Area - 9'10 x 4'8  
 Cloakroom

### First Floor

Landing  
 Bedroom - 11'3 x 9'11  
 Bedroom - 11 x 10  
 Bedroom - 8 x 7'1  
 Bathroom  
 Separate WC

### Exterior

Enclosed Private Garden  
 Hard Standing To Front



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